JERSEY CITY

DEPARTMENT OF HOUSING, ECONOMIC DEVELOPMENT & COMMERCE DIVISION OF CITY PLANNING



ROBERT D. COTTER, FAICP, PP, PLANNING DIRECTOR

STEVEN M. FULOP, MAYOR ANTHONY CRUZ, DIRECTOR

October 18, 2013

Mayda Arrue THE JERSEY JOURNAL 30 Journal Square Jersey City, NJ 07306

Dear Ms. Arrue:

Enclosed please find a Legal Notice for the Jersey City Department of Housing, Economic Development and Commerce, Board of Adjustment. Please have this ad run in the next available edition of your newspaper.

After publication, please prepare an Affidavit of Publication and send it to the attention of:

City of Jersey City

Department of Housing & Economic Development and Commerce
30 Montgomery Street, 14th Floor, Suite #1400

Jersey City, NJ 07302

Attn: Liquan Narine

This notice should be billed to the Jersey City Department of Housing & Economic Development and Commerce, Account Number 7947. If you have any questions, please contact me at 201-547-5010.

Thank You for your attention in this matter.

Sincerely,

Tanya Marione-Stanton Senior Planner

c: Mayor's Office File Enclosure

JERSEY CITY BOARD OF ADJUSTMENT PUBLIC NOTICE/LEGAL AD

Please take notice that the Board of Adjustment took the following actions at the October 17, 2013 regular meeting:

- 1. Call to Order
- 2. Sunshine Announcement
- 3. Roll Call
- 4. Swear in Staff
- 5. Correspondence
- 6. Old Business

7. Case: Z13-004 Minor Site Plan

Applicant: New Cingular Wireless PCS, LLC ("AT&T")

Address: 238 Fifth Street

Attorney: Judith A. Fairweathert, Esq.

Block: 11204 Lot: 9

Zone: Harsimus Cove Historic District

For: Minor Site Plan to install wireless communication antennas on the roof of building

"d" Variances: Use (to permit wireless communication antenna in the Historic District

Decision: Approved with Conditions

8. Case: Z13-014

Applicant: Cake Lush Bakery Cafe
Address: 437 Jersey Avenue
Attorney: Eliot Skolnick, Esq.
Block: 13905 Lot: 14

Zone: Van Vorst Park Historic District

For: Conversion of a ground floor retail space into a Category 2 Restaurant (Bakery) with outdoor

seating

"d" Variances: Use

Decision: Adjourned; no specific date

9. Case: Z13-020

Applicant: Mark Timmins Address: 138 Erie Street

Attorney: Pro Se

Block: 10105 Lot: 32

Zone: Hamilton Park Historic District

For: The demolition of an existing rear basement extension and the construction of a 2-story, 13 ft

long rear yard addition to a 2-family house

"c" Variances: Minimum rear yard setback and maximum lot coverage

Decision: Approved with Conditions

10. Case: Z12-036

Applicant: Steven Haddad

Address: 3413 Kennedy Boulevard Attorney: Eliot Skolnick, Esq Block: 3402 Lot: 8

Zone: R-1 One and Two Family Housing District

For: The conversion of a ground floor residential unit into an office

"c" Variances: Minimum lot size, Minimum lot depth

"d" Variances: Use

Decision: Approved with Conditions

11. Case: Z13-024

Applicant: Modern Family Dentistry, LLC

Address: 551 Jersey Avenue
Attorney: Robert Verdibello, Esq
Block: 11103 Lot: 22

Zone: Harsimus Cove Historic District

For: The conversion of a ground floor retail space to a Dentist's Office

"d" Variances: Use

Decision: Approved with Conditions

12. **Annual Reorganization**

Kate Donnelly – Chairwoman Brian Loughlin – Vice Chairman Tanya Marione-Stanton – Secretary

Zoning Board of Adjustment meetings will now begin at 6:30 p.m

13. MEMORIALIZATION OF RESOLUTIONS

No Resolutions Memorialized.

Kate Donnelly, BOARD OF ADJUSTMENT CHAIRPERSON